



TOWN OF NEW WINDSOR

ZONING BOARD OF APPEALS

Regular Session

Date: JUNE 9, 2008

AGENDA

7:30 p.m. – Roll Call

Motion to accept minutes of **APRIL 28, 2008 & MAY 12, 2008** meetings as written.

PRELIMINARY MEETINGS:

1. **APOLLO CYPRESS (08-17)** Request for Interpretation and/or use variance for existing single family home with two kitchens or two-family home at 2903 McKinley Ct in an R-3 Zone **(76-4-10)**
2. **JOHN CHANNELL (08-18)** Request to allow proposed 6 ft. fence closer to the road than the principal dwelling on a Corner Lot at 1036 Rolling Ridge in an R-3 Zone **(89-7-1)**

PUBLIC HEARINGS:

3. **AVAN REALTY, LLC (Haig Sarkissian) (for HZ Development Co.) (08-10)** Request for one (1) additional Freestanding Sign at 140 Executive Drive in a PI Zone **(4-3-17.6)**
4. **LOIS LYON (08-15)** Request for 2 ft. Side Yard Setback for proposed 28 ft. X 10 ft. addition at 2 Chimney Corner Road in an R-4 Zone **(43-1-58)**
5. **POOOR PEDDLER, INC. (Screen Gems) (As referred by PB) (08-14)** Request for:

29,110 s.f. Minimum Lot Area (Gross)
47 ft. 5 inches front yard setback (Rt. 32)
24 ft. Maximum Building Height

30 ft. Rear Yard Setback
22 ft. front yard setback (Ruscitti Road)
4 – O/S Parking Spaces

All for proposed two-story addition to existing commercial building at 41 Windsor Highway in a C-Zone **(9-1-29)**

(NEXT MEETING – JUNE 23, 2008)